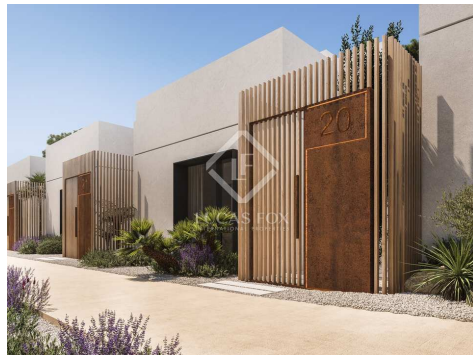


€475,000 House / Villa - For sale

## New build 2 Bedroom house / villa with 22m<sup>2</sup> garden for sale in west-malaga, Málaga

Spain » Málaga » West Malaga » 29649

**2** Bedrooms    **3** Bathrooms    **126m<sup>2</sup>** Floorplan    **22m<sup>2</sup>** Garden



Contact us today for more information or to arrange a viewing

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### OVERVIEW

## New build 2-bedroom townhouse with a magnificent 22 m<sup>2</sup> garden for sale on the front line of the La Cala Golf golf countryside , in Malaga.

Lucas Fox is pleased to present La Cala Golf, an exclusive new build development on the front line of the La Cala Golf golf countryside in Malaga, a short distance from the sea. It is a quiet private development in the heart of the Andalusian countryside, but close to the coastal town of La Cala de Mijas, with some of the best beaches in the region.

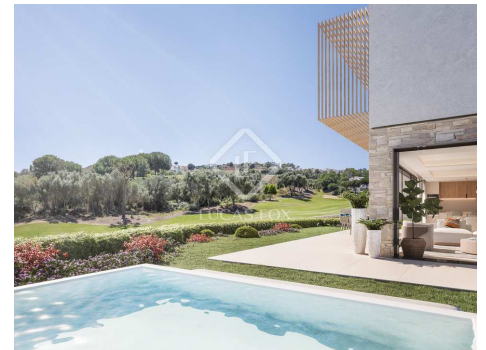
As the project is affiliated with Wyndham Grand, one of the largest and most prestigious hotel brands in the world, its guests will be able to enjoy amenities including any of Wyndham's 9,000 hotels around the world. It is also associated with several renowned golf courses such as La Cala Golf and Calanova, which will offer our residents exclusive discounts.

The property has a contemporary style with straight and elegant lines that combine perfectly with natural and organic elements, such as wood, aged steel or natural stone, to achieve a unique design with a beautiful contrast. In addition, it has open and diaphanous spaces that make the most of the space, such as the day area, with a living-dining room with an open-plan kitchen with a central island. The main rooms have huge floor-to-ceiling windows that cover the entire façade, so they receive abundant natural light and offer incredible views of the golf countryside and the beautiful surrounding environment.

This townhouse is distributed over two floors. The ground floor houses the day area, with the living-dining room with the large American-style kitchen and access to the magnificent garden. The floor is completed with a utility room and a guest toilet.

The upper floor houses the night area, with a bedroom with its private bathroom and the main bedroom with its large private bathroom .

Outside, there is an incredible grassy garden with a chill-out area, an exterior dining area and a swimming pool, which is perfect for relaxing and taking in the panoramic views.



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Terrace, Swimming Pool, Garden, Private garage, Gym, Natural light, High ceilings, Underfloor heating, Parking, Modernist building, Walk-in wardrobe, Views, Utility room, Storage room, Security, Pet-friendly, Open kitchen, New build, Near international schools, Interior, Heating, Gourmet lounge, Gated Community, Exterior, Equipped Kitchen, Double glazing, Domotic system, Chill out area, Built-in wardrobes, Air conditioning

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<b>2</b>	<b>3</b>	<b>126m<sup>2</sup></b>	<b>22m<sup>2</sup></b>
Bedrooms	Bathrooms	Floorplan	Garden

The property has the best qualities, such as ceramic floors, LED lights and video intercom, among others. To achieve total comfort, it has an air conditioning system powered by aerothermics. The Dica brand kitchen comes fully equipped, with a central island and Siemens appliances. The bathrooms, meanwhile, will include Hansgrohe taps, a Duravit toilet and a Hansgrohe overhead shower.

The development offers its residents the most exclusive amenities possible, comparable to a five-star resort, such as concierge service with airport pick-up. The garden areas benefit from careful landscaping with native flora. In turn, it offers four infinity pools, a wellness centre with a gym, spa and sauna. For those who require a workspace, a coworking room is offered that can also be used as a social area.

Although the property is perfect as a first residence, it could also be interesting as an investment opportunity for rental, with a guaranteed 6% return during the first year.

Get in touch for more information.

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